

FORM - 1



ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account)

Date: - 06/09/2023

To,
M/s. STC Workmen's CHSL,
Meghdoot, Eksar Road,
Behind Laxmi Narayan Temple,
Borivali (West), Mumbai-400091.

Subject: Certificate of Percentage of Completion of Construction Proposed redevelopment / Self-development of existing building known as S.T.C. Workmen's CHSL on plot bearing CTS NO. 345/A/1 & 345/B of Village Borivali, situated in R/C Ward, Borivali (West) Mumbai, Project [MahaRERA Registration Number] situated on the redevelopment / Self-development of existing building known as S.T.C. Workmen's CHSL on plot bearing CTS NO. 345/A/1 & 345/B of Village Borivali, situated in R/C Ward, Borivali (West) Mumbai, demarcated by its boundaries CTS to the North, Latitude 19 13 58.80, Longitude 72 51 7.20 to the South Latitude 19 13 55.20, Longitude 72 51 7.20 to the East, Latitude 19 13 58.80, Longitude 72 51 7.20 to the West Latitude 19 13 58.80 Longitude 72 51 7.20 of konkan Division, Village Borivali, Taluka Borivali, District Mumbai MSD, PIN – 400091 admeasuring 2744.70 sq.mts. area being developed by M/s. STC Workmen's CHSL.

Sir,

I Shri Jigar K Nagda of M/s. 3 Dimensional Consultants LLP have undertaken assignment as Licensed Surveyor of certifying Percentage of Completion of Construction Work redevelopment / Self-development of existing building known as S.T.C. Workmen's CHSL on plot bearing CTS NO. 345/A/1 & 345/B of Village Borivali, situated in R/C Ward, Borivali (West) Mumbai admeasuring 2744.70 sq.mts. area being developed by M/s. STC Workmen's CHSL

Following technical professionals are appointed by Owner / Promoter:-

Shri. Jigar K. Nagda of M/s. 3 Dimensional Consultants LLP. L.S. / Architect;
Shri. Rupesh Chowdhary as Structural Consultant
Shri. Sagar Y. Makhela as Site Supervisor
Shri. D.J.Mishra as Licensed Plumber

Based on Site Inspection, with respect to Layout/ each of the Building/Wing of the aforesaid Real Estate Project, I certify that as on the date of this certification, the Percentage of Work done for each of the building/Wing of the Real Estate Project under MahaRERA is as per table A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B.

Table A

Building Number 01 (to be prepared separately for each Layout Building / Wing of the Project)

Sr. No	Tasks / Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1.	Excavation	100.00%
2.	Basements(if any)	0.00%
3.	Podiums(if any)	50.00%
4.	Plinth	100.00%
5.	Stilt Floor	00.00%
6.	Slabs of super structure	00.00%
7.	Internal walls, Internal Plaster, Floorings Doors and Windows within Flat/Premises	00.00%
8.	Sanitary Fittings within the Flat/Premises	00.00%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	00.00%
10.	External plumbing and external plaster, elevation, Completion of terraces with waterproofing of the Building/Wing,	00.00%
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to complete project as per specifications in agreement of sale. Any other activities.	00.00%

TABLE- B

Common Areas (Internal & External Development Works) in Respect of phase / project Number

SR.NO (1)	Common areas and Facilities (2)	Proposed (Yes/No) (3)	Percentage of Actual work Done (As on date of the Certificate) (4)	Details (5)
1.	Internal Roads & Footpaths	Yes	00.00%	
2.	Water supply	No	00.00%	
3.	Sewerage (Chamber, lines, Septic Tank, STP)	Yes	00.00%	
4.	Storm Water Drains	Yes	00.00%	
5.	Landscaping & Tree Planting	No	00.00%	
6.	Street Lighting	Yes	00.00%	
7.	Community Buildings	No	00.00%	
8.	Treatment and disposal of sewage and sullage water.	No	00.00%	
9.	solid waste management & disposal	No	00.00%	
10.	Water conservation/ Rain water harvesting	Yes	00.00%	
11.	Energy management	Yes	00.00%	
12.	Fire protection and fire safety requirements	No	00.00%	
13.	Electrical meter room, sub-station, receiving station.	No	00.00%	
14.	Others (Shore Piling).	No	00.00%	

Yours Faithfully,
For, **M/s. 3 Dimensional Consultants LLP**

Shri Jigar K. Nagda
(Licenses Surveyor)
(Lic. No. N/141/LS)

Agreed and Accepted by:

Signature of promoter
Name: **M/s. STC Workmen's CHSL**
Date: **06/09/2023**